

Key Housing Related Findings for Newbury, NH

Newbury Residents:

Older than NH Residents by a decade with a median age of 54.9.

49% of the population is over 55 years old.

School enrollment is trending down over the past decade.

Newbury Households:

Median household incomes are increasing much faster than NH.

Year-round households only occupy half of the housing units.

Housing Units:

93% of homes are single family detached units, and most are occupied by the owner.

6% are renter occupied and largely in multi-unit housing structures.

There are an increasing number of Accessory Dwelling Units.

The vacancy rate for the County is estimated at 1.2%, but may be lower in Newbury.

Master Plan:

A rural residential community with a commitment to stewardship of its shared resources.

Looking to encourage affordable and accessible housing.

40% of Newbury is developable under the existing land use regulations.

Future Land Use Plan suggests low to moderate density housing that is sensitive to resources.

There is a need to introduce the citizens of Newbury to housing alternatives beyond two acre lots and single-family homes.